



£175,000 Guide Price

The Chapel, Hyssington

Detached House | 2 Bedrooms | 2 Bathrooms

01743 213 511

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# Step Inside

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## Key Features

- Prime Location in Shropshire Hills AONB: Situated in the picturesque conservation area of Hyssington
- Full Residential Planning to Convert into a 2-Bedroom Home - 25/0869/FULL
- Outdoor Space Included: Benefits from off-road parking for two vehicles and a substantial garden
- Investment Opportunity: Potential for a profitable holiday let business in a sought-after rural location
- A Unique 1889 Chapel Offering Significant Architectural Appeal and the Potential for a Stunning Home

## Property Description

A rare opportunity for developers to acquire a unique property with full planning permission for conversion into a desirable 2-bed home. Situated in a sought-after conservation area within the Shropshire Hills AONB, this chapel offers distinctive charm & a canvas for a bespoke character home.

## Main Particulars

Nestled within the picturesque conservation area of Hyssington, a truly special property awaits conversion into a stunning home. The former Hyssington Methodist Chapel, dating back to 1889, presents a rare chance to own a piece of local history and transform it into a contemporary escape amidst breath-taking scenery. This Sub-Classical style chapel, with its distinctive gable entry plan and elegant round-headed windows, holds immense potential for a unique and characterful dwelling.

Benefiting from full residential planning 25/0869/FUL

This presents an exciting project for those looking to establish a tranquil rural retreat. Crucially, conversion work has commenced, ensuring the full planning permission for a two-bedroom dwelling is now indefinite, offering significant security and a streamlined path to completion.

The proposed downstairs layout includes a welcoming porch leading into a spacious open-plan living area that seamlessly flows into a kitchen and dining area. A practical utility room is planned off the kitchen, providing access to the rear garden, while a downstairs bathroom completes the ground floor accommodation. Upstairs, the approved plans feature two well-proportioned bedrooms, with one benefiting from an en-suite bathroom.

Externally, the property offers the convenience of off-road parking for two vehicles and a substantial garden to the side, providing ample space for outdoor relaxation and enjoyment of the surrounding countryside.

Hyssington itself is an idyllic hamlet, radiating a sense of community spirit with its village hall, playground, and church. The nearby village of Churchstoke caters to everyday needs, while the charming market towns of Bishops Castle and Montgomery, both just a short 10 to 15-minute drive away, offer a wider array of amenities, independent shops, and local attractions.

The conversion project is perfectly positioned to maximise the benefits of rural living within the Shropshire Hills area of Outstanding Natural Beauty ( AONB ). This remarkable landscape is a haven for outdoor enthusiasts and those seeking tranquillity. The AONB's diverse terrain offers endless opportunities for walking, hiking, and cycling, with routes catering to all abilities. Imagine exploring the dramatic ridges of the Stiperstones, the expansive heathlands of the Long Mynd, or the peaceful valleys surrounding Clun. The area is also rich in history and culture, with ancient hillforts, medieval castles such as Ludlow and Clun, and the fascinating industrial heritage of Ironbridge Gorge all within easy reach. The designated status of the Shropshire Hills as an AONB underscores its exceptional beauty and the commitment to preserving its natural charm, making it a highly desirable location in which to reside. The unique character of the chapel, once converted, will provide a memorable and appealing base to explore all that this stunning region has to offer.

Tenure: Freehold

Parking options: Driveway

Garden details: Private Garden

**Services**

Mains electricity. No current water supply.

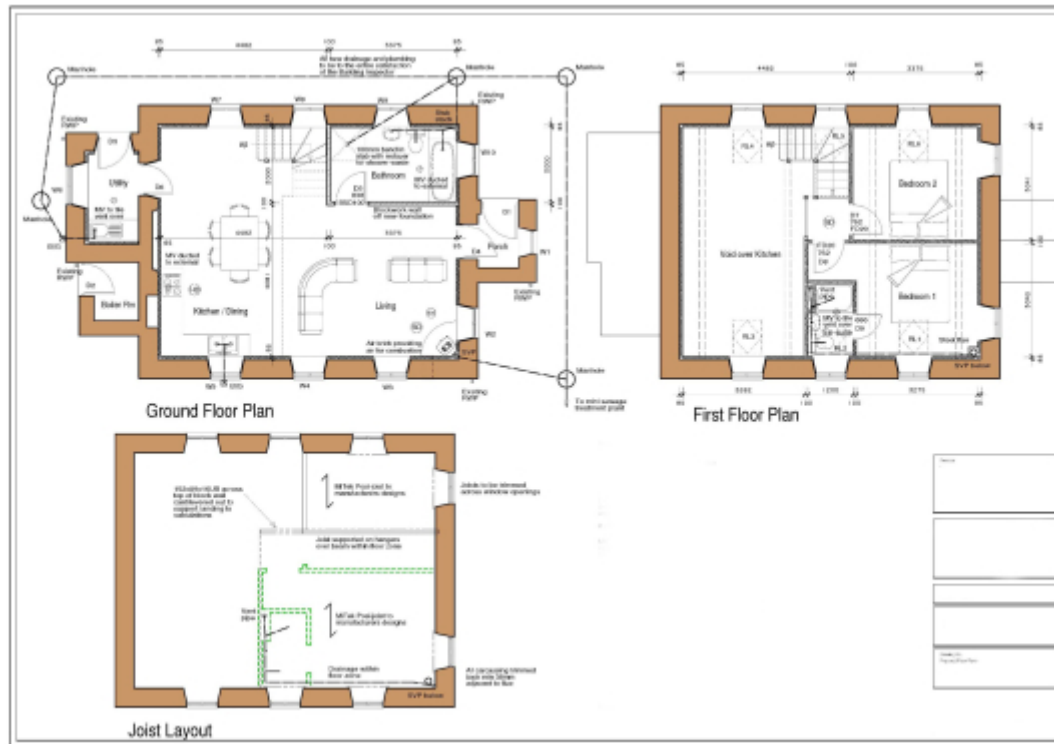
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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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